

**DRC**  
**SITE PLAN REVIEW AND COMMENT**  
**REPORT**

**Division:** Engineering

**Member:** Tim Welch  
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**Project Name:** Andrews Avenue Properties  
Vacate Portion of S.E. 16 Street,  
West of Andrews Avenue

**Case #:** 12-P-02

**Date:** 6/11/02

**Comments :**

1. S.E. 16 Street contains the following facilities owned and maintained by the City of Fort Lauderdale :
  - a. One 6-inch water main branch from the Andrews Avenue 4-inch main.
  - b. One 24-inch stormwater pipe which conveys stormwater from S.E. 16 Street east of Andrews Avenue, expands to 24-inch upon crossing Andrews Avenue, then to 36 and 42 inches respectively south and north of S.W. 16 Street to outfall north.
2. Please provide letters from all franchise utility providers existing within this right of way, evidencing their ability to accept this request prior to requesting pre-P&Z Board or Final DRC authorization.
3. It appears from review of the proposed site plan and Sheet A-4.1 that a building is proposed above the current S.W. 16 Street right of way. Such a building would adversely impact the City's ability to access or maintain the water or stormwater facilities in this area.
4. A traffic impact analysis (TIA) shall be prepared into the site plan TIA for evaluating the impacts of the removal of this street on the City's street network. The consultant shall evaluate the current traffic volumes, circulation patterns, and conclude what results are evident by the removal of this segment of S.W. 16 Street from the City's transportation network. Additional review shall be necessary to ensure that the complementary network will not suffer undue burden from the approval of this application.

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5. The applicant shall formally (in writing) address all of the remaining criteria for vacating right of way in accordance with Section 47-24.6 of the ULDR prior to pre-P&Z authorization.
6. This application shall be presented with plans to the Property & Right of Way Committee.

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Division: Planning

Member: Jim Koeth  
828-5276

Project Name: Andrews Ave. Prop./Dettman

Case #: 12 P 02

Date: June 11, 2002

**Comments:**

1. Proposed street vacations requires site plan level IV review, which requires Planning and Zoning Board and City Commission approval.
2. Separate application and fee is required for Planning and Zoning Board submittal. Applicant is responsible for posting public notice signs and preparation of property owner notification within 300 feet.
3. Prior to PZ submittal, sketch and legal must be signed off by Tim Welch, Engineering Design Manager and Tony Irvine, City Surveyor. Sign offs or separate letters must be obtained from Florida Power and Light, Bell South, Comcast and Peoples Gas (TECO).
4. If any easements are required, sketches, legals and easement documents must be provided prior to item being scheduled for City Commission. If any facilities need to be relocated, a relocation plan satisfactory to the agencies and the city must be reviewed and approved prior to City Commission review.
5. Pursuant to ULDR Sec. 47-24.6.A.4., Vacation of Rights-of-Way, submit a point by point text narrative with information on how the proposed vacation meets criteria. Outline each code section and cite compliance. Narrative must have an author.
6. PROW committee review required prior to item being placed on an agenda for Planning and Zoning Board review.
7. Additional comments may be forthcoming at DRC meeting.